



# Proposed 18-unit Residential Townhome Subdivision

## Access the project webpage below:

[www.OVprojects.com](http://www.OVprojects.com) under the project name **East corner of Rancho Vistoso and Morning Vista – Residential Subdivision Site Design, 2102029**

## Project Summary

The applicant is proposing an 18-unit residential townhome subdivision at the east corner of the Rancho Vistoso Blvd and Morning Vista Dr intersection (see map on this page).

## Proposed Change:

New development of 18 townhomes on a vacant 3.5-acre site.

## Meeting Dates

1. First neighborhood meeting – May 20, 2021
2. Second neighborhood meeting – March 30, 2022
3. Planning and Zoning Commission – TBD
4. Town Council – TBD

## Project milestones

1. Pre-Application submitted – April 2021
2. First neighborhood meeting – May 20, 2021
3. Formal submittal – August 12, 2021

## Meeting format

Standard meeting format

- Introduction – 10 minutes
- Staff Presentation – 10 minutes
- Applicant Presentation – 20 minutes
- Question and Answer – 50 minutes



### **General Plan Designation**

The General Plan is a policy document which helps inform land use decisions in the community and embodies the values and goals of the community and its residents. The subject property has a designation of Medium Density Residential.

#### **Medium Density Residential**

*This land use designation represents areas where single-family home, townhouse or patio home development is appropriate.*

### **Existing Zoning Designation**

The subject property has a zoning designation of High Density Residential in the Rancho Vistoso Planned Area Development (PAD), which permits multiple-family and single-family dwelling units, including townhomes.

### **Development Standards**

The following standards are applicable for this site:

- Building height – 34 feet
- Setbacks:
  - Front – 20 feet
  - Side – 5 feet, or 0 feet where a wall is shared between dwelling units
  - Rear – 5 feet

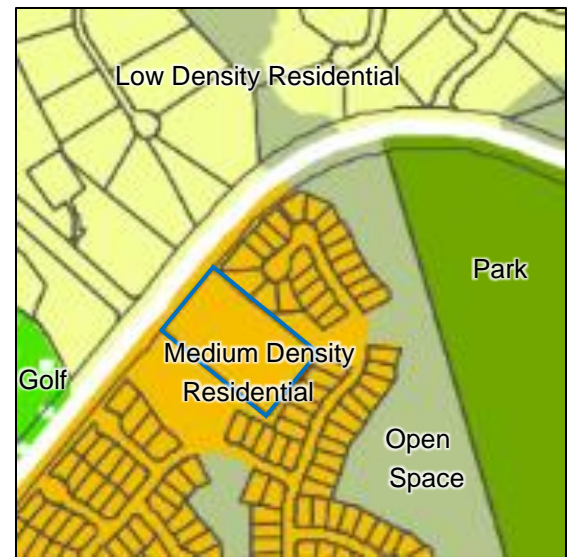
### **Review Criteria**

Please follow the link below to the Town of Oro Valley Zoning Code and General Plan.

<https://orovalley.town.codes/AreaPlans/RanchoVistosoPAD>

<https://www.orovalleyaz.gov/Government/Departments/Town-Managers-Office/General-Plan>

### **Review Process:**



*Existing Zoning*

